

**Minutes of Meeting
Grafton Planning Board
August 13, 2007**

SEP 12 1 51 PM '07

A regular meeting of the Grafton Planning Board was held on Monday, August 13, 2007 in Conference Room A at the Grafton Municipal Center, 30 Providence Road, Grafton, MA. Present for the meeting were Chairman Peter Parsons, Vice-Chair, Robert Hassinger, Clerk Keith Regan and Associate Member Christophe G. Courchesne. Absent from the meeting were members Donald Chouinard and Richard McCarthy. Staff present was Town Planner, Stephen Bishop and Planning Assistant, Samantha Hobson.

Chairman Parsons called the meeting to order at 7:04 p.m.

SP 2007-7 TOWN OF GRAFTON, GRAFTON FIRE STATION BUILDING COMMITTEE (APPLICANT) - 26 UPTON STREET - WIRELESS COMMUNICATIONS FACILITY (FIRE RADIO ANTENNAE/TOWER) (cont from 6/25/07)

Present for the hearing was John Carlson of the Grafton Fire Station Building Committee. Mr Carlson informed the Board that the proposed balloon test was now scheduled for September 15, 2007 and a continuation of the public hearing was therefore requested to the meeting on September 24, 2007.

MOTION by Mr. Regan, **SECOND** by Mr. Hassinger, to accept the applicant's written request to continue the public hearing for Special Permit (SP 2007-7) to September 24, 2007. **MOTION** carried unanimously.

ACTION ITEM 2.A - ANR 2007-10 - PAUL & CRYSTAL WOOD - 24 MAPLE AVE

Mr Bishop stated the ANR plan meets the administrative requirements of the Planning Board.

MOTION by Mr. Regan, **SECOND** by Mr Hassinger, to approve ANR 2007-10 and authorize the Town Planner to sign the plan on behalf of the Planning Board. **MOTION** carried unanimously.

MINUTES OF PREVIOUS MEETINGS

MOTION by Mr. Regan, **SECOND** by Mr. Hassinger, to approve the minutes of July 23, 2007. **MOTION** carried unanimously.

STAFF REPORT

Mr Bishop provided the Board with updates on current planning items:

1. Adams Road – was originally to be milled and repaved but will now have a 1" leveling course and 1½" topcoat. The paving is scheduled for Fall.
There was a general discussion about the safety and condition of the road.
Mr Regan asked about the schedule for the water mains connections.
2. Bruce Street – currently with the Conservation Commission.
3. Active Subdivision Updates –
Brookmeadow Village and Peters Estates are progressing well on site.
Ferry Ridge – work on site is ongoing with material being removed.
4. Grants –
A grant application for the Fisherville site has been submitted to E.P.A.
An application for the S Grafton Community House will be submitted shortly to the Mass Turnpike Tourism Grant 2007 program.
The 43D application will be submitted shortly.
5. Open Space & Recreation Plan 2007 – the plan has been approved by DCR and the Town is now eligible for funding.
6. Attorney General Approval – by-law amendments have been approved for the public water utility uses and the Fisherville Smart Growth Overlay District.
7. Implementation of the South Grafton Villages Master Plan – the Board suggested the Board of Selectmen may be the most appropriate Board to support implementation items including streetscape improvements. A review of the Neighborhood Business Zoning to allow business, commercial and residential to occur was also discussed.
8. Town Counsel Update – items before Town Counsel were discussed.

MOTION by Mr Hassinger, **SECOND** by Mr. Regan, to cancel the Planning Board meeting on August 27, 2007 due to no business. **MOTION** carried unanimously.

MOTION by Mr Regan, **SECOND** by Mr. Hassinger, to adjourn the meeting.
MOTION carried unanimously.

The meeting was adjourned at 7:59 p.m.


Keith Regan, Clerk